

Know all Men by these Presents,

020506

That we, ARTHUR W. STETSON and HELEN G. STETSON, both of Silver Spring in the County of Montgomery and State of Maryland, husband and wife,

**NO TRANSFER
TAX PAID**

in consideration of one dollar and other valuable considerations

paid by JOHN H. STETSON of Waterville in the County of Kennebec and State of Maine

and whose mailing address is Marston Road, R. F. D. #1, Waterville, Maine 04901

the receipt whereof we do hereby acknowledge, do hereby remise, release, bargain sell and convey, and forever quit-claim unto the said JOHN H. STETSON, and to his

heirs and assigns forever,

a certain lot or parcel of land located in said Waterville and bounded and described as follows, to wit: Beginning at a point which marks the northwesterly corner of land conveyed by John H. Stetson to Willard L. Kershner, et al., by warranty deed dated July 28, 1981 and recorded in the Kennebec County Registry of Deeds in Book 2412 at Page 109; thence westerly 75 feet on a line at right angles to Marston Road; thence southerly $286\frac{1}{2}$ feet parallel with said Marston Road to the northerly side of a cart road; thence easterly 75 feet along the northerly side of said cart road to the southwesterly corner of land now owned by the said Willard L. Kershner; thence northerly $286\frac{1}{2}$ feet along said Kershner's westerly boundary to the point of beginning. Being a portion of the land conveyed to John H. Stetson by Arthur W. Stetson by warranty deed dated August 15, 1957 and recorded in the Kennebec County Registry of Deeds in Book 1088 at Page 145.

Included in this conveyance is a right of way to be shared with others over the cart road which borders adjacent land and the property hereby conveyed as a means of ingress to and egress from said land to Marston Road. Also included in this conveyance is a right of way 50 feet in width which borders the land hereby conveyed on the north as an additional means of ingress to and egress from said land which right of way is to be shared with others.

It is expressly understood that this deed shall not affect or impair the security of a certain mortgage given by John H. Stetson to Arthur W. Stetson, et al., dated August 4, 1982 and recorded in the Kennebec County Registry of Deeds in Book 2493 at Page 95, upon any portion of any premises except the premises hereinbefore particularly described.

To have and to hold, the same, together with all the privileges and appurtenances thereunto belonging, to the said JOHN H. STETSON and to his

heirs and assigns forever.

And we do covenant with the said grantee, and his heirs and assigns, that we will Warrant and Harrow Defend the premises to the said grantee, and his heirs and assigns forever, against the lawful claims and demands of all persons claiming by, through, or under us.

In Witness Whereof, we the said ARTHUR W. STETSON and HELEN G. STETSON, joint tenants, ~~and~~

~~wife~~

~~of the said~~

~~joining in this deed as Grantor and relinquishing and conveying~~
~~rights by descent and all other rights in the above described~~

~~premises~~ have hereunto set our hands and seals this sixth day of August in the year of our Lord one thousand nine hundred and eighty seven.

Signed, Sealed and Delivered
in presence of

Arthur W. Stetson

Helen G. Stetson

Arthur W. Stetson

Helen G. Stetson

State of Maine.
KENNEBEC

} ss.

August 6 19 87 .

Personally appeared the above named

ARTHUR W. STETSON and HELEN G. STETSON

and acknowledged the above instrument to be their free act and deed.

Before me,

Edith R. Scott

Justice of the Peace.

Notary Public.

Edith R. Scott

SEAL

RECEIVED KENNEBEC SS.

1987 AUG 11 PM 12:06

RECORDED FROM ORIGINAL